

**OFFICE OF THE CITY MANAGER
LITTLE ROCK, ARKANSAS**

**BOARD OF DIRECTORS COMMUNICATION
APRIL 6, 2021 AGENDA**

Subject:	Action Required:	Approved By:
<p>Sanitary Sewer Easement Abandonment, located within the property at 16801 Chenal Parkway (G-24-059).</p> <p>Submitted By:</p> <p>Planning & Development Department</p>	<p>√ Ordinance Resolution</p>	<p>Bruce T. Moore City Manager</p>
SYNOPSIS	<p>Costco Wholesale Corporation requests to abandon a Sanitary Sewer Easement located within the property at 16801 Chenal Parkway.</p>	
FISCAL IMPACT	<p>None.</p>	
RECOMMENDATION	<p>Approval of the ordinance.</p>	
BACKGROUND	<p>The requested Sanitary Sewer Easement Abandonment is a follow-up application to the Kirkland Long-Form PCD (Z-5617-B), which was approved by the Planning Commission (Consent Agenda) on May 14, 2020, by a vote of 10 ayes, 0 nays and 1 absent. In addition, the Board of Directors passed Ordinance No. 21,880 on July 7, 2020, approving the development.</p> <p>The property at 16801 Chenal Parkway is in the process of being developed for a new retail business with outparcels. As part of the new development, the developer has installed new sewer mains on the property to reroute the old sewer main to facilitate developing the property. The developer has dedicated and recorded new sewer easements to cover all public sewer mains located on the property.</p>	

**BACKGROUND
CONTINUED**

Costco Wholesale Corporation is therefore requesting that a portion of the sewer easement dedicated by Instrument No. 94-36052, and filed for record on May 13, 1994, and corrected by Instrument No. 94-51534, filed for record on July 14, 1994. The property is being developed with new sewer mains installed and new sewer easements dedicated and recorded to cover the new sewer mains. The old sewer easement is no longer needed and is requested to be abandoned. The request is to abandon 285.58 feet of the old ten (10)-foot wide easement, immediately south of the southerly right-of-way of Chenal Parkway.

On February 17, 2021 the Little Rock Water Reclamation Commission passed Resolution No. 2021-02 requesting the City of Little Rock to approve Costco Wholesale Corporation's petition for Abandonment of Easement Rights.